



## Subcontractor Agreement

This Subcontractor Agreement is entered into on 5/31/2023, by and between Connecticut's Professional Home Improvement, LLC ("Contractor 1") and N&C Drywall, LLC ("Subcontractor") who agree as follows:

### 1. Agreement

**Contractor 1** and **Subcontractor** wish to enter the following Contract whereby **Subcontractor** shall furnish labor and materials for the construction of Arthur Roy located at 85 Hawthorne Ave Hamden CT ("Project").

**Subcontractor** will be responsible for the following labor and/or materials ("Work"):

Property Owner Name and Address: Arthur Roy 85 Hawthorne Ave Hamden CT  
General Contractor Name and Address: Luis Morais 202 Glen Hills Rd Meriden CT. 06451

### 2. Contract Price

**Contractor 1** shall pay **Subcontractor** a total price of \$ 5, 772.23 in exchange for Work provided by **Subcontractor**. Alternatively, **Subcontractor** shall be paid according to the following terms: 50% before starting of the amount of \$2,886.11 and the remaining 50% of the amount of \$2,886.12 once the job is completed.

### 3. Term and Schedule

The **Subcontractor** will begin work on 5/31/2023. The **subcontractor** agrees to complete this Project within 10 (days) from the beginning of work.

**Subcontractor** is responsible for notifying **Contractor 1** of any delay in performance immediately upon **Subcontractor's** knowledge that performance under this Agreement will be delayed.

Should the **Subcontractor's** performance of the Work be delayed or interfered with as a result of actions by the owner, **contractor 1**, Customer, or another subcontractor, **Subcontractor** is entitled to request an extension of time for the performance of their Work. The **subcontractor** further agrees that the extension of time for performance of this Project shall not be permitted without the Customer's written consent, which shall not be unreasonably withheld.

The **subcontractor** certifies that they hold all necessary licensing to perform the work required for this Project and will only hire subcontractors who are properly licensed, if any.

### 4. Customer's Obligations to Subcontractor

Customer agrees to provide Subcontractor with suitable areas for the storage of the **Subcontractor's** materials and equipment during the course of the **Subcontractor's** Work. Further, Customer agrees to work with **Subcontractor** in scheduling and will make every effort to avoid conflicts and interference with the **Subcontractor's** work. Customer will make available any information necessary for **Subcontractor** to provide any notice required or contemplated by this state's mechanics lien laws.

5. *Claims*

Customer and **Subcontractor** both agree to attempt to resolve all disputes on this Project in good faith prior to filing legal action. Further, **Subcontractor** will immediately notify **Contractor 1** upon becoming aware of a dispute with **Subcontractor's** subcontractors and suppliers.

6. *Project Site*

The **subcontractor** agrees to keep the Project site reasonably clean and to leave the site free of any debris, equipment, materials, etc. resulting from the **Subcontractor's** Work at the completion of this Project.


7. *Change Orders, Amendments, Alterations to Contract*

Any change order, amendment, or alteration to this Agreement or the project Drawings must be agreed to by the **Contractor 1** and **Subcontractor** in writing.

~~~~~ Signatures ~~~~~

Contractor 1: Luis Morais

Sub. Contractor: Nicholas Hernandez

  
\_\_\_\_\_  
Contractor 1 Signature

  
\_\_\_\_\_  
Sub. Contractor Signature

Connecticut's Professional Home Improvement, LLC.

N&C Drywall, LLC.

Contractor 1 business name

Subcontractor business name

(203) 514-1403

5/31/2023

(203) 537-6280

5/31/2023

Phone

Date

Phone

Date

1<sup>st</sup> Half Payment of \$2,886.11 of \$5,772.23 on 5/31/2023

  
\_\_\_\_\_  
Contractor 1 Signature

  
\_\_\_\_\_  
Sub. Contractor Signature

2<sup>nd</sup> Half Payment of \$2,886.12 remaining on \_\_\_\_\_

\_\_\_\_\_  
Contractor 1 Signature

\_\_\_\_\_  
Sub. Contractor Signature